

# **CITY PLANNING COMMISSION MEETING AGENDA**

**TUESDAY, JUNE 14, 2016  
1:30 P.M. CITY COUNCIL CHAMBER  
(CITY HALL 1E07)**

## **PUBLIC HEARING:**

**THE CITY PLANNING COMMISSION, IN ACCORDANCE WITH PROVISIONS OF ARTICLE 4 OF THE COMPREHENSIVE ZONING ORDINANCE NUMBER 4,264 M.C.S., AS AMENDED, AND IN ACCORDANCE WITH PROVISIONS OF THE REVISED STATUTES OF THE STATE OF LOUISIANA AND THE CITY CHARTER REGARDING PROPERTY DISPOSITIONS AND SUBDIVISIONS, WILL HOLD PUBLIC HEARINGS ON TUESDAY, JUNE 14, 2016 ON THE FOLLOWING PROPOSED AMENDMENTS TO THE COMPREHENSIVE ZONING LAW, PROPERTY DISPOSITIONS AND SUBDIVISIONS. THE COMMISSION WILL TAKE ACTION OR MAKE A RECOMMENDATION AT THE CONCLUSION OF EACH PUBLIC HEARING.**

### **A. OLD BUSINESS:**

- 1. ZONING DOCKET 038/16 – Request by CITY COUNCIL MOTION NO. M-16-75 for a Text Amendment to the Comprehensive Zoning Ordinance to amend Article 19 to establish a new Interim Zoning District (IZD) to be named the Algiers IZD, to prohibit the establishment of any uses other than those authorized in the S-RM2 Multi-Family Residential District as permitted by right (main or accessory) or those classified as conditional (only after having obtained conditional use approval from the City Council), including the applicable Bulk and Yard regulations on all properties currently zoned S-RM1 Multi-Family Residential District, in the area generally bounded by MacArthur Boulevard, Berkley Drive on the North, the Intercoastal Waterway on the East, the Donner Canal, Tullis Drive and Behrman Highway on the South and Sienne Court and Nevada Street on the West, or any portion there of. (PD12) (NJ) (DEFERRED FROM THE APRIL 26, 2016 CITY PLANNING COMMISSION MEETING)**
  
- 2. ZONING DOCKET 039/16 – Request by CITY COUNCIL MOTION NO. M-16-78 for Zoning Changes from S-RM1 Multi-Family Residential Districts to S-RM2 Multi-Family Residential Districts, in the Fifth Municipal District, for those districts in the area generally bounded by MacArthur Boulevard, Berkley Drive on**

the North, the Intercoastal Waterway on the East, the Donner Canal, Tullis Drive and Behrman Highway on the South and Sienne Court and Nevada Street on the West, or any portion there of, including the Districts applicable Bulk and Yard regulations. (PD 12) **(KB) (THIS REQUEST IS TO BE WITHDRAWN)**

**B. NEW BUSINESS:**

3. **ZONING DOCKET 054/16** – Request by MAGAZINE & THALIA LLC for a Conditional Use to permit the retail sales of packaged alcoholic beverages in an HU-MU Historic Urban Neighborhood Mixed-Use District, on Square 141, Lot 29 or 2, in the Third Municipal District, bounded by Magazine, Thalia, Constance and Melpomene Streets. The municipal address is 1302 MAGAZINE STREET. (PD 2) **(NJ)**
4. **ZONING DOCKET 056/16** – Request by NKHAN INC for an amendment to Ordinance No. 25,943 MCS (Zoning Docket 035/14, which granted a Conditional Use to permit the sale of alcoholic beverages for off-premises consumption at a gas station) for a Conditional Use to permit a bar in an S-B2 Suburban Pedestrian-Oriented Corridor Business District, an ENORC Eastern New Orleans Renaissance Corridor Use Restriction Overlay District and a CT Corridor Transformation Design Overlay District on Section 24, an undesignated square, Lot 1D2, in the Third Municipal District, bounded by Morrison and Weaver Roads, Rockton Circle and Read Boulevard. The municipal address is 7358 READ BOULEVARD. (PD 9) **(BD)**
5. **ZONING DOCKET 057/16** – Request by PANOPS CORPORATION LLC for a Conditional Use to permit an established multi-family dwelling in an HU-RD2 Historic Urban Two-Family Residential District, on Square 537, Lot B, in the Third Municipal District, bounded by Poland Avenue and North Villere, Lesseps and Urquhart Streets. The municipal address is 1340 POLAND AVENUE. (PD 7) **(VM)**
6. **ZONING DOCKET 058/16** – Request by CAI T. LE AND KIM LOAN LE for an amendment to Ordinance No. 24,481 MCS (Zoning Docket 007/11, which granted a Conditional Use to permit the sale of alcoholic beverages at a retail store for off-premises consumption) to allow the sale of single serving beers and spirits of specific sizes and containers in an HU-MU Historic Urban Mixed-Use District, on Square 607, Lot 1 or 33, in the Sixth Municipal District, bounded by Freret, Robert, South Robertson and Upperline Streets. The municipal address is 4929 FRERET STREET. (PD 3) **(TA)**
7. **ZONING DOCKET 059/16** – Request by CITY COUNCIL MOTION NO. M-16-133 to rescind Ordinance No. 7,560 M.C.S. (Zoning Docket 74/79 – establishing a conditional use to permit a fast food/drive-in restaurant in a B-1 Neighborhood Business District) and Ordinance No. 21,894 M.C.S. ( Zoning

Docket 110/04 - establishing a conditional use to permit the sale of alcoholic beverages for consumption off-premises at a gas station/convenience store in a B-1 Neighborhood Business District) as the conditional uses are obsolete and should be removed from the Official Zoning Map, to allow for the redevelopment of Lots 1-A, B, C, and D (all of which are proposed to be consolidated into Lot B1 under Subdivision Docket 003/16), Square 4865-4866, in the Third Municipal District, bounded by Elysian Fields Avenue, Robert E. Lee Boulevard and Marigny and Madrid Streets. The municipal addresses are 2200-2208 ROBERT E. LEE BOULEVARD AND 6101-6121 ELYSIAN FIELDS AVENUE. (PD 6) **(DA)**

8. **ZONING DOCKET 060/16** – Request by CITY COUNCIL MOTION NO. M-16-135 for a Text Amendment to the Comprehensive Zoning Ordinance to allow food processing as a permitted use in the BIP Business Industrial Park Districts in Planning Districts 9 and 10. **(BP)**
9. **ZONING DOCKET 061/16** – Request by CITY COUNCIL MOTION NO. M-16-166 for a Text Amendment to the Comprehensive Zoning Ordinance to adopt the City Planning Commission staff recommendations as reflected in their Short Term Rental Study dated January 19, 2016. **(NK/KB)**
10. **SUBDIVISION DOCKET 037/16** – Request by JAMES ROPUE, JR. AND ALICE L. AMOROSHIO to re-subdivide Lots 3 into proposed Lots 3A and 3B, Square 46, Fifth Municipal District, bounded by Delaronde Street, Patterson Street, Atlantic Avenue, and Pacific Avenue. The municipal addresses are 1024 DELARONDE STREET AND 1023 PATTERSON STREET. (PD 12) **(CB)**
11. **SUBDIVISION DOCKET 046/16** – Request by DAVEY PROPERTIES, LLC to re-subdivide Lots F, G, and H into Lots F1, G1, H1, and H2, Square 2869B, Third Municipal District, bounded by Davey Street, Harrison Avenue, and Bayou Saint John. The municipal addresses are 4140-4162 DAVEY STREET. (PD 4) **(BP)**
12. **SUBDIVISION DOCKET 047/16** – Request by NEW ORLEANS REDEVELOPMENT FUND 2, LLC to re-subdivide Lot 18 and 17 into Lots 17A and 18A, Square 366, in the Fourth Municipal District, bounded by Third, Robertson, Fourth, and Magnolia Streets. The municipal addresses are 2620-2626 THIRD STREET. (PD 2) **(TA)**

**C. OTHER BUSINESS:**

13. **CONSIDERATION** - Ratification of Actions Relative to Certified Subdivisions. **(SKK)**

**OTHER MATTERS:**

- A. Adoption of minutes of the May 24, 2016 meeting.
- B. Committee Reports.
- C. Announcements.

Robert D. Rivers  
Executive Director

RDR/skk